

# Unofficial Document

Recording requested by:

**LandAmerica Default Services Company**

When recorded mail to:

Quality Loan Service Corp.  
2141 5th Avenue  
San Diego, CA 92101

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Space above this line for recorders use

TS # AZ-09-240621-CL

Order # 3117563

Loan # 0054458849

Investor No.

## Notice of Trustee's Sale

The following legally described trust property will be sold, pursuant to the power of Sale under that certain Deed of Trust dated 7/13/2005 and recorded 7/28/2005 as Instrument 20051068401, Book XXX, Page XXX, in the office of the County Recorder of **MARICOPA County, Arizona**. ; and at public auction to the highest bidder:

Sale Date and Time: **5/4/2009 at 2:00:00 PM**

Sale Location: At the main entrance of the Superior Court Building, 201 West Jefferson, Phoenix, AZ

Legal Description: LOT THIRTY-ONE (31), LA BUENA VIDA ESTATE, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF **MARICOPA COUNTY, ARIZONA**, RECORDED IN BOOK 413 OF MAPS, PAGE 3 AND AFFIDAVIT OF CORRECTION RECORDED APRIL 17, 1996 AT RECORDERS NO. 96-260888 A.P.N. #: 211-61-331-6

Purported Street Address: 6105 SMOKEHOUSE TRAIL E, SCOTTSDALE, AZ 85262

Tax Parcel Number: 211-61-331-6

Original Principal Balance: \$344,100.00

Name and Address of Current Beneficiary: FIRST HORIZON HOME LOANS, a division of FIRST TENNESSEE BANK NATIONAL ASSOCIATION  
C/O MetLife Home Loans a division of MetLife Bank NA  
4000 Horizon Way  
Irving, TX 75063

Name and Address of Original Trustor: PAMELA A. PERSHINA, AN UNMARRIED WOMAN, WHO ACQUIRED TITLE AS A MARRIED WOMAN AS HER SLOE AND SEPARATE PROPERTY

6105 EAST SMOKEHOUSE TRAIL, SCOTTSDALE, AZ  
85262

Name and Address of Trustee/Agent:

QUALITY LOAN SERVICE CORPORATION  
C/O Quality Loan Service Corp.  
2141 5th Avenue  
San Diego, CA 92101  
Phone: 619-645-7711  
Sales Line: 714-573-1965  
Login to: [www.priorityposting.com](http://www.priorityposting.com)  
AZ-09-240621-CL

**The successor trustee qualifies to act as a trustee under A.R.S. §33-803A (1) in its capacity as a licensed Arizona escrow agent.**

**If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.**

Dated: 1/29/2009

QUALITY LOAN SERVICE CORPORATION

By: Jim Montes, Assistant Vice President

(Unofficial Document)

State of California )

County of San Diego ) ss )

On 1/29/2009 before me, **A. Adams**, a notary public, personally appeared **Jim Montes**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

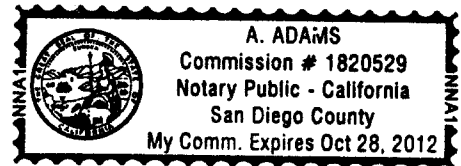
WITNESS my hand and official seal.

Signature

A. Adams

**A. Adams**

(Seal)



If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only.

**THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED  
WILL BE USED FOR THAT PURPOSE.**

As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.